

Planning (FINAL)

FOR OFFICE USE ONLY:

Version # _____

APP # 700371

A. Statement of Planning Objectives

The Riverside County Planning Department is submitting a planning proposal to prepare the supporting environmental plans, reports, and/or studies and an application for the acquisition of Bureau of Land Management (BLM) lands for development of a multiple use Off-Highway Vehicle (OHV) Recreation Park on public and private lands as well as for later use while preparing the necessary CEQA documents for the OHV Recreation Park.

Presently, Riverside County has limited legal OHV areas available for public use. Consequently, illegal riding has adversely affected not only lands designated for conservation, but also properties that may contain special-status plants and animals. Likewise, the impact on cultural resources as a result of illegal OHV use in some areas has resulted in negative impacts and destruction of these resources. By developing managed OHV recreation parks, County residents and visitors will be able to have a quality OHV experience while conserving and protecting cultural and biological resources. Furthermore, by providing a legal and accessible OHV riding area, Riverside County can then enforce current and future laws that will improve quality of life for residents as well as increase the recreational opportunities for OHV users.

The site proposed for the multiple use OHV Recreation Park is located in the North Shore Redevelopment Area. The 640-acre privately-owned parcel will be purchased with Riverside County Economic Development Agency (EDA) funds. No State OHV funding is projected for the acquisition of the private property. The project would fund the preparation of a draft site development plan and assess resource concerns to determine potential environmental impacts resulting from project development and appropriate mitigation measures to reduce identified impacts to less than significant levels. The surrounding 1,500 acres are managed by BLM and will be leased to the County at no cost until approval of the necessary BLM documents and draft site development plan.

B. Relation of Proposed Project to OHV Recreation

Statistics indicate Riverside County accounts for 96,034 off-highway registrations, 8.7% of the total State's registrations, and ranks third in California behind Los Angeles and San Diego Counties; however, Riverside County ranks seventh in the amount of funding received due to its limited legal OHV riding areas. Riverside County received \$46,389.82 whereas San Bernardino County, ranking fourth in the State for registered OHV's, received \$141,876.42 – more than triple the amount of funds while having 6,249 fewer registered vehicles. Imperial County, ranking 25th in the State for registered OHV's, ranks first in the amount of funds received due to large OHV riding areas available within that County.

On March 21, 2006, the Board of Supervisors established a five member OHV Commission to address the needs of the OHV community in Riverside County. The Commission's purpose is to advise and make recommendations to the Board concerning (1) identification of candidate sites for OHV use, (2) input on related site acquisition issues, and (3) public outreach for educational and informational purposes.

The Commission reviewed areas within the County focusing on larger parcels that could be combined with publicly owned properties thereby creating a buffer from nearby land uses and eliminated the following areas from consideration:

- incorporated cities/spheres of influence;
- areas within the community development foundation of the General Plan;
- areas within adopted Habitat Conservation Plans;
- national parks and forests;
- wilderness areas;
- military lands;
- tribal reservations;
- areas under consideration in H.R. 3682/ S. 2109; and,

- areas under multiple ownership.

Based on the above criteria, the Commission recommended three sites for further assessment; however, BLM has offered to lease one site at no cost pending submittal and approval of a draft site development plan, to include:

- (a) A statement of the proposed use of lands, a detailed description of the proposed project and a statement describing administration of the tract.
- (b) The anticipated expenditure for development (including source of funds to be used for development).
- (c) A map showing the nature and location of facilities, land ownership of the entire project, and access routes. A professionally prepared site plan by a planner or architect is not usually required, but is encouraged and recommended as a means to ensure feasibility of the proposal, both functionally and economically.

This site, known as "Drop 31" is adjacent to the All American Canal, also known as the Coachella Canal, which irrigates the farming areas to the west. Access to the area is from 70th and 72nd Avenues in the community of North Shore with a crossing at Drop 31. The site is located adjacent to the North Shore Redevelopment areas and development of a multiple use OHV Recreation Park will further benefit the local communities by bringing revenues to an economically depressed area.

The area has varying topography, with elevation changes in excess of 300 vertical feet, ranging from level desert to canyons, rocky areas and steep ravines, offering varying OHV experiences at multiple skill levels as well as family-oriented activities. Access to the historic Bradshaw Trail is to the south and links the Coachella Valley with eastern portions of the County near Blythe. Currently, BLM allows OHV usage of the site; however, no facilities are available and trails are not marked or maintained. Current zoning also allows for OHV usage and the General Plan designates the area as open space - rural, allowing OHV use.

Types of uses envisioned for this park include:

- Safety Training
- Motorcycles
- ATV
- Rock Crawling
- Trail Riding
- Improved Camping
- Unimproved Camping

The majority of the land within this area is owned by the BLM, comprising approximately 1,500 acres. In addition, a 640-acre privately-owned parcel will be acquired by the County using EDA funds. Significant buffers from any residential areas exist due to BLM ownership of several thousand acres to the north, east and south of the site, the Mecca Hills Wilderness to the north and the All American Canal to the west. The closest residential area is more than ½ mile to the southwest. The area is currently used for non-organized OHV usage with limited complaints from the community to the west.

In discussions with the BLM to make this area a recognized OHV Recreation Park, BLM would provide the land and the County would provide additional lands, facilities, park maintenance, improved access to the area and multiple levels of camping facilities. By developing an OHV recreation park at this location, residents of Riverside as well as San Bernardino Counties will have a multi-use area that is within 100 miles of three of the top five Counties for OHV registered vehicles within the State, encompassing a population of well over 7 million people.

C. Statement of Activities

Project funding will off-set project specific activities which include:

- (1) Preparation of a draft site development plan which meets the above listed BLM requirements.
- (2) Preparation of biological studies for plants and animals within designated and identified OHV routes and other areas of disturbance.

(3) Preparation of a cultural resource assessment within designated and identified OHV routes and and other areas of disturbance.

D. List of Reports

Biological Resources Assessment

Cultural Resources Assessment

Draft Site Development Plan

Additional Documentation

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APP # 700371

1. Timeline for Completion

Attachments:

[Schedule of Activities](#)

2. Optional Project-Specific Application Documents

Attachments:

[Photos of Drop 31 area](#)

3. Optional Project-specific Maps

Attachments:

[Existing OHV routes in the Drop 31 area](#)

[OHV Recreation Park Population Map](#)

Project Cost Estimate

FOR OFFICE USE ONLY:		Version # _____	APP # _____
APPLICANT NAME :	Riverside County Planning Department, OHV Commission		
PROJECT TITLE :	Planning (FINAL)	PROJECT NUMBER (Division use only) :	G09-03-36-P01
PROJECT TYPE :	<input type="checkbox"/> Acquisition <input type="checkbox"/> Development <input type="checkbox"/> Education & Safety <input type="checkbox"/> Ground Operations <input type="checkbox"/> Law Enforcement <input checked="" type="checkbox"/> Planning <input type="checkbox"/> Restoration		
PROJECT DESCRIPTION :	<p>The Riverside County Planning Department is submitting a planning proposal to prepare the supporting environmental plans, reports, and/or studies and an application for the acquisition of Bureau of Land Management (BLM) lands for development of a multiple use Off-Highway Vehicle (OHV) Recreation Park on public and private lands as well as for later use while preparing the necessary CEQA documents for the OHV Recreation Park.</p> <p>Presently, Riverside County has limited legal OHV areas available for public use. Consequently, illegal riding has adversely affected not only lands designated for conservation, but also properties that may contain special-status plants and animals. Likewise, the impact on cultural resources as a result of illegal OHV use in some areas has resulted in negative impacts and destruction of these resources. By developing managed OHV recreation parks, County residents and visitors will be able to have a quality OHV experience while conserving and protecting cultural and biological resources. Furthermore, by providing a legal and accessible OHV riding area, Riverside County can then enforce current and future laws that will improve quality of life for residents as well as increase the recreational opportunities for OHV users.</p> <p>The site proposed for the multiple use OHV Recreation Park is located in the North Shore Redevelopment Area. The 640-acre privately-owned parcel will be purchased with Riverside County Economic Development Agency (EDA) funds. No State OHV funding is projected for the acquisition of the private property. The project would fund the preparation of a draft site development plan and assess resource concerns to determine potential environmental impacts resulting from project development and appropriate mitigation measures to reduce identified impacts to less than significant levels. The surrounding 1,500 acres are managed by BLM and will be leased to the County at no cost until approval of the necessary BLM documents and draft site development plan.</p>		

	Line Item	Qty	Rate	UOM	Grant Request	Match	Total
DIRECT EXPENSES							
Program Expenses							
1	Staff						
	Other-Urban/Regional Planner IV Notes : The Environmental Specialist on staff is budgeted at \$172/hour for salary, benefits and overhead costs in the 2009/2010 budget for the Planning Department.	872.090	172.000	HRS	0.00	149,999.00	149,999.00

Project Cost Estimate for Grants and Cooperative Agreements Program - 2009/2010
Agency: Riverside County Planning Department, OHV Commission
Application: Planning (FINAL)

2/25/2010

	Line Item	Qty	Rate	UOM	Grant Request	Match	Total
	Other-Urban/Regional Planner III Notes : Coordination with BLM, biological and cultural consultants & engineer preparing the draft site development plan. The Senior Planner is budgeted at \$172/hour for salary, benefits and overhead costs in the 2009/2010 budget for the Planning Department.	547.210	172.000	HRS	0.00	94,120.00	94,120.00
	Total for Staff				0.00	244,119.00	244,119.00
2	Contracts						
	Other-Biologist Notes : Contractor: Biological assessment and report.	1.000	40000.000	EA	40,000.00	0.00	40,000.00
	Other-Archeologist Notes : Contractor: Archeological survey and report.	1.000	40000.000	EA	40,000.00	0.00	40,000.00
	Other-Engineer Notes : Contractor: Draft site development plan.	1.000	125000.000	EA	125,000.00	0.00	125,000.00
	Total for Contracts				205,000.00	0.00	205,000.00
3	Materials / Supplies						
4	Equipment Use Expenses						
5	Equipment Purchases						
6	Others						
	Other-Land Notes : EDA Funding: Land Acquisition	1.000	1000000.000	EA	0.00	1,000,000.00	1,000,000.00
7	Indirect Costs						
	Indirect Costs-OHV Commission Notes : The County OHV Commissioners are not paid and donate their time once a month for the 2 hour (average) OHV Commission	5.000	2400.000	EA	0.00	12,000.00	12,000.00

Project Cost Estimate for Grants and Cooperative Agreements Program - 2009/2010
 Agency: Riverside County Planning Department, OHV Commission
 Application: Planning (FINAL)

2/25/2010

	Line Item	Qty	Rate	UOM	Grant Request	Match	Total
	meeting. They meet the 2nd Thursday of each month for approximately 2 hours. Their time is assumed to be worth \$100 per hour (the average cost of an engineering consultant). 12 meeting X 2 hours X \$100/hour = \$2,400 per Commissioner						
Total Program Expenses					205,000.00	1,256,119.00	1,461,119.00
TOTAL DIRECT EXPENSES					205,000.00	1,256,119.00	1,461,119.00
TOTAL EXPENDITURES					205,000.00	1,256,119.00	1,461,119.00

Project Cost Summary for Grants and Cooperative Agreements Program - 2009/2010
 Agency: Riverside County Planning Department, OHV Commission
 Application: Planning (FINAL)

2/25/2010

	Line Item	Grant Request	Match	Total	Narrative
DIRECT EXPENSES					
Program Expenses					
1	Staff	0.00	244,119.00	244,119.00	The Environmental Specialist and Senior Planner are budgeted at \$172/hour for salary, benefits and overhead costs in the 2009/2010 budget for the Planning Department.
2	Contracts	205,000.00	0.00	205,000.00	
3	Materials / Supplies	0.00	0.00	0.00	
4	Equipment Use Expenses	0.00	0.00	0.00	
5	Equipment Purchases	0.00	0.00	0.00	
6	Others	0.00	1,000,000.00	1,000,000.00	Funding for the acquisition of privately-owned parcel will be through the use of Riverside County Economic Development Agency funds.
7	Indirect Costs	0.00	12,000.00	12,000.00	
Total Program Expenses		205,000.00	1,256,119.00	1,461,119.00	
TOTAL DIRECT EXPENSES		205,000.00	1,256,119.00	1,461,119.00	
TOTAL EXPENDITURES		205,000.00	1,256,119.00	1,461,119.00	

Environmental Review Data Sheet (ERDS)

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Version # _____

APP # 700371

ITEM 1 and ITEM 2

ITEM 1

- a. ITEM 1 - Has a CEQA Notice of Determination (NOD) been filed for the Project? ☐ Yes ☒ No
(Please select Yes or No)

ITEM 2

- b. Does the proposed Project include a request for funding for CEQA and/or NEPA document preparation prior to implementing the remaining Project Deliverables (i.e., is it a two-phased Project pursuant to Section 4970.06.1(b)) (Please select Yes or No) ☐ Yes ☒ No

ITEM 3 - Project under CEQA Guidelines Section 15378

- c. ITEM 3 - Are the proposed activities a "Project" under CEQA Guidelines Section 15378? ☐ Yes ☒ No
(Please select Yes or No)
- d. The Application is requesting funds solely for personnel and support to enforce OHV laws and ensure public safety. These activities would not cause any physical impacts on the environment and are thus not a "Project" under CEQA. (Please select Yes or No) ☐ Yes ☒ No
- e. Other. Explain why proposed activities would not cause any physical impacts on the environment and are thus not a "Project" under CEQA. DO NOT complete ITEMS 4 – 10
Section 15378 specifically states that administrative activities that will not result in physical changes to the environmental are not projects under CEQA. This grant is only for administrative studies and is not considered a project under CEQA.

ITEM 4 - Impact of this Project on Wetlands

ITEM 5 - Cumulative Impacts of this Project

ITEM 6 - Soil Impacts

ITEM 7 - Damage to Scenic Resources

ITEM 8 - Hazardous Materials

Is the proposed Project Area located on a site included on any list compiled pursuant to Section 65962.5 of the California Government Code (hazardous materials)? (Please select Yes or No) ☐ Yes ☒ No

If YES, describe the location of the hazard relative to the Project site, the level of hazard and the measures to be taken to minimize or avoid the hazards.

ITEM 9 - Potential for Adverse Impacts to Historical or Cultural Resources

Would the proposed Project have potential for any substantial adverse impacts to historical or cultural resources? (Please select Yes or No) ☐ Yes ☒ No

Discuss the potential for the proposed Project to have any substantial adverse impacts to historical or cultural resources.

ITEM 10 - Indirect Significant Impacts

CEQA/NEPA Attachment

Planning Project Criteria

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Version # _____

APP # 700371

1. Project Cost Estimate - Q 1. (Auto populates from Cost Estimate)

1. As calculated on the Project Cost Estimate, the percentage of the Project costs covered by the Applicant is 10

(Note: This field will auto-populate once the Cost Estimate and Evaluation Criteria are Validated.) (Please select one from list)

☒ 76% or more (10 points)

☐ 51% - 75% (5 points)

☐ 26% - 50% (3 points)

☐ 25% (Match minimum) (No points)

2. Planning Project - Q 2.

A Planning Project - Page 1

2. The Planning Project would address the following 3

(Check all that apply) (Please select applicable values)

☒ Potential effects of OHV Recreation on special-status species habitats

☒ Potential effects of OHV Recreation on cultural resources

☐ Potential effects of OHV Recreation on soil conditions

☐ Potential effects of OHV Recreation on water quality

☐ Potential effects of OHV Recreation on other recreation uses

☒ Potential effects of OHV Recreation on adjacent lands.

☐ Potential impact to relationships between OHV Recreation and local residents

☐ Toxic or hazardous materials within a Project Area or adjacent property that may impact OHV Recreation

☒ Trail issues such as traffic patterns, trails closures, appropriate uses, etc.

B. Planning Project - Page 2

Explain each statement that was checked

Presently, Riverside County has limited legal OHV areas available for public use. Consequently, illegal riding has adversely affected not only lands designated for conservation, but also properties that may contain special-status plants and animals. Likewise, the impact on cultural resources as a result of illegal OHV use in some areas has resulted in negative impacts and destruction of resources. By developing managed OHV recreation parks, County residents and visitors will be able to have a quality OHV experience while conserving and protecting cultural and biological resources. Furthermore, by providing a legal and accessible OHV riding area, Riverside County can then enforce current and future laws that will improve quality of life for residents as well as increase the recreational opportunities for OHV users.

(Check the one most appropriate) (Please select one from list)

☐ 6 or more items checked (4 points)

☒ 4 to 5 items checked (3 points)

☐ 2 to 3 items checked (2 points)

☐ 1 or no items checked (No points)

3. Motorized Access - Q 3.

3. The Project would lead to improved facilities that provide motorized access to the following nonmotorized recreation opportunities 6

(Check all that apply) Scoring: 2 points each, up to a maximum of 6 points (Please select applicable values)

☒ Camping

☐ Birding

- | | |
|--|---|
| <input checked="" type="checkbox"/> Hiking | <input type="checkbox"/> Equestrian trails |
| <input type="checkbox"/> Fishing | <input checked="" type="checkbox"/> Rock Climbing |
| <input type="checkbox"/> Other (Specify) | |

4. Public Input - Q 4.

4. The Project proposal was developed with public input employing the following 2

(Check all that apply) Scoring: Maximum of 2 points (Please select applicable values)

- ☒ Publicly noticed meeting(s) with the general public to discuss Project (1 point)
☐ Conference call(s) with interested parties (1 point)
☒ Meeting(s) with stakeholders (1 point)

Explain each statement that was checked

Monthly public meetings have been held with the Riverside County OHV Commission to obtain their input and direction as well as public hearings with community stakeholders to discuss community OHV needs and impacts.

5. Stakeholder Input - Q 5.

5. If the Project were approved, the planning process would incorporate substantial stakeholder input: 5

(Check the one most appropriate) (Please select one from list)

- ☐ No (No points) ☒ Yes (5 points)

If 'Yes', explain, specifically, how it would be 'substantial'. Identify stakeholders

The development of an OHV recreation park would directly address the needs of the OHV community in Riverside County. Public hearings have been held that strongly noted the lack of OHV riding opportunities within the County and the need for a dedicated OHV recreation park that would address the multiple skill levels within the OHV community. The OHV Commission was established to advise the County on future needs and represents not only individuals, but also the OHV industry. Multiple hearings will be held throughout the County during the design phase to assure that the park, when ultimately built, meets the needs of the broader OHV community, not only families, but also those who desire more difficult OHV riding opportunities requiring multiple levels. As the process moves forward, the Commission will be there to advise and recommend changes to meet the needs of the broader OHV community.

6. Utilization of Partnerships - Q 6.

6. The Project will utilize partnerships to successfully accomplish the Project. The number of partner organizations that will participate in the Project are 4

(Check the one most appropriate) (Please select one from list)

- ☒ 4 or more (4 points) ☐ 2 to 3 (2 points)
☐ 1 (1 point) ☐ None (No points)

List partner organization(s)

Riverside County Economic Development Agency
Bureau of Land Management
U.S. Forest Service
National Off-Highway Vehicle Conservation Council-NOHVCC
Off-Road Business Association-ORBA

7. Sustain OHV Opportunity - Q 7.

7. The Planning Project sustains OHV Opportunity in the following manner 8

(Check all that apply) (Please select applicable values)

- ☐ Project will develop management plans for existing OHV Opportunity (4 points)
- ☒ Project will complete environmental review for an OHV Development Project (3 points)
- ☒ Project supports development of OHV Opportunities adjacent to population centers (3 points)
- ☒ Project supports development of OHV Opportunities in areas that lack legal OHV Opportunity (2 points)
- ☐ Project will develop a system of designated OHV routes for an existing OHV Opportunity (2 points)

Explain each statement that was checked

Riverside County has limited legal OHV areas available for public use. With the development of an OHV recreation park, the County can offer not only well-designed and state-of-the-art riding venues but also create an enjoyable OHV riding experience that will lessen impacts on other areas of the County. The development of a legal OHV recreation park will allow for increased protection of critical conservation areas and reduce the destruction of cultural resources.

8. Identification of Funding Sources - Q 8.

8. Funds for implementing the completed plan have been identified 5

(Check the one most appropriate) (Please select one from list)

- ☐ No (No points) ☒ Yes (5 points)

Explain 'Yes' response

The Board of Supervisors has expressed their desire in open session for the development of a quality OHV venue in Riverside County and established the OHV Commission to facilitate this vision. Preliminary discussions with BLM have taken place that establish their willingness to provide the public lands if the County can provide the facilities.

Reference Document

Discussion with the Bureau of Land Management (Dan Westermeyer, BLM Recreational Specialist and John Kalish, Field Manager of the South Coast Field Office, Palm Springs) concerning the expansion of the Meccacopia Special Recreation Management Area (http://www.blm.gov/ca/st/en/fo/palmsprings/mecacopia_srma.html) and discussions at the Board of Supervisors on March 21, 2006, October 2, 2007, December 23, 2008 and April 6, 2010.

9. Offsite Impacts - Q 9.

9. The Planning Project would address offsite impacts relative to the Project Area (e.g., sound, fugitive dust, runoff): 0

(Check the one most appropriate) (Please select one from list)

- ☒ No (No points) ☐ Yes (5 points)

Explain 'Yes' response